

WARRANTY DEED
035617

NO TRANSFER
TAX PAID

KNOW ALL MEN BY THESE PRESENTS,

THAT I, DEBORAH L. ATTAYA of Waterville, County of Kennebec, State of Maine,
in consideration of one dollar and other valuable consideration,

paid by SECRETARY OF HOUSING AND URBAN DEVELOPMENT, an officer of the
United States of America whose mailing address is c/o CitiWest New England, Inc., 330 Main
Street, Hartford, CT 06106,

the receipt whereof, I do hereby acknowledge, do hereby GIVE, GRANT, BARGAIN, SELL
AND CONVEY unto the said SECRETARY OF HOUSING AND URBAN
DEVELOPMENT, its successors and assigns forever,

A certain lot or parcel of land with the buildings thereon situate in Waterville, County of
Kennebec, State of Maine, bounded and described as follows:

Beginning in the southerly line of Walnut Street at the northwest corner of land now or formerly
of one Matthews; thence running southerly on said Matthews' westerly line one hundred thirty
(130) feet and three (3) inches; thence running westerly and parallel with said southerly line of said
Walnut Street sixty (60) feet; thence running northerly and parallel with said Matthews' westerly
line one hundred thirty (130) feet and three (3) inches to said Walnut Street; thence running
easterly on said Walnut Street sixty (60) feet to the place of beginning.

Being lot number thirty-five (35) on a plan of land of Mart T. Clafin.

Also another lot or parcel of land with any buildings thereon situated in Waterville, County of
Kennebec, State of Maine, bounded and described as follows, to wit:

Starting at a point on the southerly side of Walnut Street which point is approximately 118 feet
easterly from the intersection of Central Avenue and Walnut Street and is also the northeast
corner of a lot of land now or formerly owned by one White which was sold to him by Home
Development Company; thence to the east along the southerly line of Walnut Street a distance
of approximately 40 feet to the northwest corner of land now or formerly owned by one Hill;
thence to the south along the westerly line of said Hill a distance of 130 feet, more or less, to the
northerly line of land now or formerly of Elmo Stevens; thence to the west along the northerly
line of said Stevens and the northerly line of land now or formerly owned by one Vaughan a
distance of approximately 40 feet to a point opposite the point begun at; thence to the north along
land now or formerly owned by the Home Development Company and along the easterly line
of land of said White a distance of approximately 130 feet to the point begun at.

This conveyance is subject to the following restrictions, which are to run with the land, to wit:
No building other than a private dwelling house for not over two-family occupancy, together

F. A. H. Ladd

with private garage for use by occupants of house, shall be erected upon said premises. No part of any building shall be placed nearer than 20 feet from the line of any street, provided however, that porticoes projecting not over three feet, steps and windows are to be allowed on said reserved space. No double-decked porches may be built on any house. Said dwelling house and garage shall cost not less than Seven Thousand Five Hundred Dollars (\$7,500.00). The garage, unless built as a part of the house, shall be set back at least sixty feet from the line of the street. No animals of any kind shall be kept on the premises excepting, however, household pets. No dwelling house shall be erected on any lot having less than fifty feet frontage on the street.

Being the same premises conveyed to the Grantor herein by warranty deed of Richard K. Eskelund dated May 9, 1997 and recorded in the Kennebec County Registry of Deeds at Book 5356, Page 76.

TO HAVE AND TO HOLD the aforegranted and bargained premises with all the privileges and appurtenances thereof, to the said **SECRETARY OF HOUSING AND URBAN DEVELOPMENT**, its successors and assigns, to it and their use and behoof forever.

AND I do **COVENANT** with the said Grantee, its successors and assigns, that I am lawfully seized in fee of the premises, that they are free of all encumbrances except as hereinbefore set forth; that I have good right to sell and convey the same to the said Grantee to hold as aforesaid and that I and my heirs shall and will **WARRANT AND DEFEND** the same to the said Grantee, its successors and assigns forever, against the lawful claims and demands of all persons.

This deed is given in order to confirm that the Grantor herein releases any and all rights and/or claims in and to the above described premises.

IN WITNESS WHEREOF, I, the said **DEBORAH L. ATTAYA** have hereunto set my hand and seal this 19th day of November, in the year of our Lord one thousand nine hundred and ninety-nine.

Signed, Sealed and Delivered
in the presence of:

Michelle M. Curtis

Deborah L. Attaya
Deborah L. Attaya

STATE OF MAINE, Kennebec, ss.

November 19, 1999

Personally appeared the above named Deborah L. Attaya and acknowledged the foregoing instrument to be her free act and deed,

Before me,

Michelle M. Curtis
Notary Public



RECEIVED KENNEBEC SS.

1999 DEC -2 AM 9:00

ATTEST: James R. Brown
REGISTER OF DEEDS

LAW OFFICE OF — FARRIS, SUSI, HESELTON & LADD, P.A. • 251 WATER STREET — P.O. BOX 120, GARDINER, MAINE 04345

MICHELLE M. CURTIS
Notary Public, Maine
My Commission Expires May 1, 2002